

002.A

Map

0003

Block

0128.0

Lot

1 of 1

CARD

Residential

ARLINGTON

APPRaised: 782,500 /

USE VALUE: 782,500 /

ASSESSed: 782,500 /

Total Card /

Total Parcel

782,500

782,500

782,500

PROPERTY LOCATION

No	Alt No	Direction/Street/City
128		THORNDIKE ST, ARLINGTON

OWNERSHIP

Owner 1:	HARDY JENNIFER &
Owner 2:	MORENO JOSE
Owner 3:	
Street 1:	128 THORNDIKE ST UNIT 128
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

PREVIOUS OWNER

Owner 1:	WROBEL KATHERINE A -
Owner 2:	-
Street 1:	128 THORNDIKE ST UNIT 128
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1914, having primarily Vinyl Exterior and 1450 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	7859																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	782,500			782,500
Total Card	0.000	782,500			782,500
Total Parcel	0.000	782,500			782,500
Source:	Market Adj Cost	Total Value per SQ unit /Card:	539.66	/Parcel:	539.6

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	771,000	0	.		771,000	771,000	Year End Roll	12/18/2019
2019	102	FV	702,700	0	.		702,700	702,700	Year End Roll	1/3/2019
2018	102	FV	622,900	0	.		622,900	622,900	Year End Roll	12/20/2017
2017	102	FV	511,400	0	.		511,400	511,400	Year End Roll	1/3/2017
2016	102	FV	511,400	0	.		511,400	511,400	Year End	1/4/2016
2015	102	FV	454,700	0	.		454,700	454,700	Year End Roll	12/11/2014
2014	102	FV	433,800	0	.		433,800	433,800	Year End Roll	12/16/2013
2013	102	FV	433,800	0	.		433,800	433,800		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
WROBEL KATHERIN	68384-218		11/10/2016		628,000	No	No		
WADDEN JACK WIL	64129-558		8/25/2014		546,000	No	No		
SKUSE NATHAN,	57071-187		6/30/2011	Change>Sale	429,000	No	No		
CARNEY JOHN	47912-296		8/1/2006		325,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/17/2011	605	Add Att	5,000				BATH & BEDROOM	
4/26/2006	308	Redo Kit	60,000			G7	GR FY07	REDO KIT & BTH &

ACTIVITY INFORMATION

Date	Result	By	Name
5/9/2018	Measured	DGM	D Mann
3/16/2017	SQ Returned	EMK	Ellen K
5/19/2015	SQ Returned	EMK	Ellen K
3/14/2007	External Ins	BR	B Rossignol
7/19/2006	Permit Visit	BR	B Rossignol

Sign: VERIFICATION OF VISIT NOT DATA

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

